Register of Historic Kansas Places Registration Form

This form is for use in nominating individual properties and districts. The format is similar to the National Register of Historic Places form. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets. Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property					
Historic name Other name/site number	Washington Marlatt Homestea The Bluemont Farm	<u>.d</u>		161-	3490-0160
2. Location					
Z. LOCATION			***************************************		
Street & number	00 College Avenue		not for p	ublication	
City or town	Manhattan		vicinity		
State Kansas Cod	e KS County Riley	Code 161	Zip code 66	3502	
3.,4. Certification				,	
I hereby certify that this o	roperty is listed in the Register of Histor Line DSHPO icial/Title	ric Kansas Places. Dal	/4/06 te	nomentum v	
5. Classification					
Ownership of Property (Check as many boxes as apply)	Category of Property (Check only one box)		esources within not include previou	Property sly listed resources in the co	ount.)
☐ private ☐ public-local ☑ public-State ☐ public-Federal	⊠ building(s) ☐ district ☐ site ☐ structure ☐ object		Contributing 4	Noncontributing	buildings sites structures
			4	total	_ objects
Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.)			Number of contributing resources previously listed in the National Register		
N/A			V/A		
6. Function or Use					
Historic Functions (Enter Categories from instructions)			t Functions ategories from instru	ctions)	
DOMESTIC/single dwelling = homestead		EDU	CATION/educati	on related	
EDUCATION/college = univ	versity				
EDUCATION/education rela	ated = college housing	······················	v		
AGRICULTURE/animal faci	ility = barn				

7. Description			
Architectural Classification (Enter categories from instructions)	Materials (Enter categories from instructions)		
Other: Folk, National Style, Side Gable	Foundation: Limestone Walls: Limestone		
	Wood		
	Roof: Metal, wood shingles, composite shingles		
Narrative Description (Describe the historic and current condition of the property on one or more	Other:		
8. Statement of Significance			
Applicable Criteria (Mark "X" in one or more boxes for the criteria qualifying the property for the State Register	Areas of Significance (Enter categories from instructions)		
A Property is associated with events that have made a significant contribution to the broad patterns of our history	Exploration/Settlement		
B Property is associated with the lives of persons significant in our past.	Agriculture		
C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.	Period of Significance		
D Property has yielded, or likely to yield, information important in prehistory or history.	1000-1000		
Criteria Considerations (Mark "x" in all the boxes that apply.)	Significant Dates		
Property is:	1856, 1862, 1877, 1883, 1918		
A owned by a religious institution or used for religious purposes.			
☐ B removed from it original location.	Circuit Court Division		
C a birthplace or grave.	Significant Person (Complete if Criterion B is marked above)		
D a cemetery.	Marlatt, Washington; Marlatt, Julia		
☐ E a reconstructed building, object, or structure.	Cultural Affiliation		
F a commemorative property.	N/A		
☐ G less than 50 years of age or achieved significance within the past 50 years	IN/A		
Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)	Architect/Builder Wilson, Davies; Marlatt, Washingtom; Winter, Henry B.		

9. Major Bibliographical References				
Bibliography (Cite the books, articles, and other sources used in preparing this form of	n one or more continuation sheets.)			
Previous documentation on file (NPS): preliminary determination of individual listing (36 CFR 67) has been requested previously listed in the National Register previously determined eligible by the National Register designated a National Historic Landmark recorded by Historic American Buildings Survey #	Primary location of additional data: ☐ State Historic Preservation Office ☐ Other State agency ☐ Federal agency ☐ Local government ☐ University ☐ Other Name of repository:			
recorded by Historic American Engineering	Kansas State Historical Society			
Record #				
10. Geographical Data				
Acreage of Property Two Acres				
UTM References (Place additional UTM references on a continuation sheet.) 1	3 Zone Easting Northing 5 4			
Mark of Dougland Douglation	☐ See continuation sheet			
Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)				
Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)				
11. Form Prepared By				
Name/title Patricia O'Brien with edits by KSHPO Staff				
Organization Private Citizen	Date 7/1/2005			
Street & number 501 Houston	Telephone 785-537-7864			
City or town Manhattan	State KS Zip code 66502			
Property Owner				
Name Kansas State University, Office of the President				
Street & number 110 Anderson Hall, KSU Campus	Telephone (785) 532-6221			
City or town Manhattan	State KS Zip code 66506			

Register of Historic Kansas Places Continuation Sheet

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

Narrative Description - Architecture

The first Euro-American owner of the land was Davies Wilson from whom Washington Marlatt purchased it in 1858. In one of Marlatt's obituaries it is reported, "He brought the old Marlatt home two and a half miles northwest of town in 1858". Another states, "In 1858 he purchased for \$1200 from a settler named Wilson the home place where he spent the remaining half century of his life". This same information is contained in a possible autobiographical sketch published in 1890.¹

Davies Wilson was a Harvard trained engineer who came west as a surveyor with the Cincinnati Land Company. Their boat the Hartford was stranded near modern Manhattan in May 1855, and on June 4, 1855 the Boston Town Association proposed the Cincinnati group join them the joint company was called the Manhattan Town Association.²

Wilson's original task was to survey the town site of "Manhattan" for the Cincinnati Company, which was initially proposed to be located where modern Junction City stands. His surveying of that site involved him in a lawsuit at the Ogden land office so he came a lawyer entering the Kansas bar in 1859. However, he and his partner Mr. Barry also surveyed Manhattan for the new Manhattan Town Association.³

Wilson is documented as living in Ogden in 1858 and 1860, so he was not living in a house on this land. It is known that he purchased nearby land and Manhattan city lots as an investment. For example, by 1875 he owned 125 Manhattan city lots purchased for back taxes. Thus, Wilson was fundamentally speculating in land. In 1861 he was involved in state government in Topeka and organizing Kansas militia, but after the Civil war he ultimately moved back East. His widow donated money that was used to construct the KSC President's Home on the campus, erected in 1918.⁴

As mentioned the 1858 census evidence suggests Davies Wilson was not living on this land, but in Ogden. However, Thomas C. Wells an early settler in the township (T.10S, R7E.) reported meeting a young couple called Browning who "...live in a stone house on the claim, just east of mine, belonging to Mr. Wilson." This letter was dated May 5, 1856, and shows the property was a rental and existed in mid-1856. Later Wells wrote to his family back east on May 12, 1857 and reported the government survey may show that Mr. Wilson's "house and well" is situated upon my claim, it did not.⁵

The township's land was surveyed between May 13 to 23, 1857 (GLS notes), and no house is reported upon any Section 12 land, although five homes were recorded and mapped on the composite GLS Township map in sections 11, 13, 14 and 24. The evidence points to the structure being missed by the surveyor, most likely because according to the GLS field notes he was only walking the four exterior sides of sections and not the interior quarter section lines. This building is almost in the middle of section 12. Still, the surveyor could have seen the house from the section lines because it was reported that, "Mr. Marlatt said when on his first arrival he climbed Bluemont⁶ and looked over what is now College Hill, he saw not a single tree."

Portrait and Biographical Album of Washington, Clay and Riley Counties, 1890, Chicago: Chapman Brothers

¹ Manhattan Mercury, 9/30/1909; Manhattan Republic, 9/28/1909;

² Pioneers of Riley Co. Kansas 1953-1860, Riley Co. Genealogical Society, Private Printing, 2004, Manhattan;

Slagg, Winfred, Riley Co. Kansas, Private Printing, 1968, Manhattan.

³ Slagg, 1968.

⁴ Pioneers of Riley Co. Kansas 1953-1860.

⁵ Wells, Thomas C., Letters of a Kansas Pioneer 1855-1860 Vol. 1, Vol. 2,

⁶. Bluemont is a large natural hill standing at the juncture of the Big Blue and Kansas rivers. Today it is covered with houses and the Manhattan Country Club golf course.

⁷ Manhattan Republic, 2/2/1900.

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

Wells' comment is strong evidence of the existence of the core of Marlatt's house at least by May 1856. If these data are correct than the Marlatt's house core is the oldest standing stone home in both Manhattan and Riley county.

In attempting to discover when Wilson got the land the records at the Riley County Office of Deeds were examined. They show Washington Marlatt receiving the NE 1/4 12-10-7 from the U.S. Government on April 3, 1862. This is the earliest deed entry concerning this land. Davies Wilson's name does not appear as grantor or grantee. This points to an early exchange of land warrants and/or homestead claims between individuals with the land transaction never being officially recorded. The records do show Thomas C. Wells as the first owner of the NW 1/4 12-10-7 by February 3, 1859 when he transfers it to the Bluemont Town Company. Thus, he was Wilson's and later Marlatt's neighbor directly to the west.

Marlatt's paying \$1200 for the 160-acre property works out to \$7.50 per acre. While Marlatt could have acquired cheaper land, government homestead land was two dollars an acre; it would not have been near Bluemont College. Indeed, he owned land south of the Kansas River and Manhattan's town site in 1856, but sold it to purchase the Wilson land.⁸

While Davies Wilson was an engineer he probably hired local masons to erect the core building in late 1855 or early 1856 - possibly workman engaged in building nearby Ft. Riley. Very possibly in 1860 Washington Marlatt made the first change, adding the fireplace, his letter suggests he did whatever changes himself. In 1877 the first major change occurred possibly with Marlatt himself helping in the work. The third change pre-dates 1918, and represents Frederick A. Marlatt's remodel done in 1913. The last change, the dormer, was done in the 1940s-50s, under university supervision, as was the 2004 barn east side lean-to work.

The home was originally a simple 1 and 1/2-story house constructed of local limestone with lime mortar in 1856. It was rectangular in shape, aligned on an east-west axis and in the New England or Colonial American style. The house shows evidence of major additions, done under Marlatt ownership and KSU's. The stone barn and other stone outbuildings are all rectangular in shape. Excepting the barn, which is two-stories high, the stone sheds are a one-story in height.

We know the core of the house was erected by mid-1856, but some work may have been done to it in 1860 because on June 27, 1860 Washington Marlatt wrote I.T. Goodnow the following:

"In truth I am somewhat anxious to go to housekeeping again as soon after Bloss vacates my premises, or I can fix up the house so as to make it comfortable and partially decent. I am tired of paying out five dollars a week for board and washing, etc. when I might live much cheaper and pleasanter too."

In another letter to Goodnow dated September 14, 1860 Marlatt wrote:

"I am fitting up my house with the intentions of living in it myself possibly this fall and winter". 10

The 1860 census data show Hiram Bloss, the tenant, with a family of seven including Lucinda his wife. He is a plasterer from New York State, but his wife and family were natives of Indiana. In the same census 31-year-old Marlatt is living in the household of O. Huntress, and he reportedly has \$2000 dollars worth of real estate and \$250 in personal property. Boarding with Huntress too in 1860 is J. Bailey aged 30 and female.

It is interesting to note that in a September 1859 letter, Washington Marlatt identifies "Br. Bloss" as the

⁸ Manhattan Republic, 9/28/1909.

⁹ KSU Speical Collectios, Card File

¹⁰ ibid.

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

plasterer who worked on the Bluemont Central College building, which was completed in December 1859, but being worked upon through 1859. One could see the college from Marlatt's house, so the construction site was within easy walking distance - about four modern city blocks. Additionally in 1859 Rev. Joseph Denison's house and Rev. William McCollom's, both nearby, were under construction or just finished. They defined the southwest and southeast corners of Blue Mont town site. In 1860 Goodnow's house was built just northeast of McCollom's, visually just east-southeast of the original college building.

The nature of any structural change to the Marlatt building in 1860 is unknown. Half imbedded into the west wall of the original core is a stone fireplace, which inside the building is in its northwest corner of the first floor room. Present in the same location on the second floor is flue opening into the fireplace flue which has a modern, non-working, gas heater attached to it. The fireplace is not original to the home. It is unclear whether it went up in 1860 or later like in 1877. Because the stone patina and mortar color do not match the 1877 addition or the original it is thought to date to 1860. The fireplace is clearly not an original element to the 1856 house.

The first significant change to the home, an addition, occurred in 1877. This work was to the north and northeast corner of the original structure. The original building's corners are marked by large 12x20 inch quoins, but the north addition quoins are smaller and not as nicely cut suggesting a different stone mason did the work, maybe Marlatt himself.

In this major change Marlatt added a large one-story "lean-to" of stone to the north side with an entrance facing north. Such an addition in New England is called a 'saltbox'. He extended this structural element to the east and created a one-story stone "rear" entry room on the east side of the house. Today this addition holds three rooms and a staircase to the 1856, second floor, room. Presumably a staircase to enter the second floor existed against the interior north wall of the first floor 1856 room.

It was reported in the Nationalist that Mr. Marlatt had just completed his fine new residence because he was tired of being crowded. The Marlatt's had five children, 3 sons and two daughters. The first child was born in 1862 the last in 1869 so by 1877 there was a large active brood in the home. This account refers to these additions and remodeling of the original structure. They can be clearly seen today.¹¹

As mentioned the north addition today has three rooms and a staircase to the second floor of the original core. The easternmost room is a kitchen, the center a dining room and the northern one, possibly, a bedroom or study. Of this house it was written that:

"One of the most attractive features of his comfortable home is his fine library." And, "He occupies a good stone residence and has a very fine barn with other outbuildings." 12

The use of the plural points to the two stone sheds existing by 1890.

On the south side of the home is a stone one-story room addition that was never finished. The 1856 outside wall is clearly visible. Abby Marlatt (p.c.) who lived in the house the first 18 months of her life said there was a glassed-in porch on the south side of the structure - her baby picture was taken in it. She reported the stone of the 1856 south wall was visible when her parents lived in the house. She thinks the walls of the porch were of stone, which they are. This porch represents Frederick Marlatt's 1913 remodeling, designed by Henry B. Winter.

Present also, in front of the east entry room, is a wooden side-porch. Its style, construction and orientation all point to it being post-Marlatt ownership. It appears to be a 20th-century, side porch and does not appear to be part of the house as added to by the Marlatt family. Interestingly, the 1956 and 1962 SCS aerial

¹¹ Nationalist, 8/17/1877;

Pioneers of the Bluestem Prairie, Riley Co. Genealogical Society, Private Printing, 1976, Manhattan.

¹² Portrait and Biographical Album of Washington, Clay and Riley Counties, 1890.

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

photos shows the barn and buildings, the porch detail is obscure. The 1969 aerial photo unfortunately has the upper part of the number 2 of the Section number 12 inked over the south part of the house. The east porch is present in that picture.

Finally, both the style and the symmetry of the house point to further changes. Present today is a second story dormer above the stone walled south room. There is very little documentation as to when the dormer was added to the house, but it is believed to be a mid-20th Century addition, dating from the time the house was used by Kansas State University.

The house was used as a residence for the college's staff farmers. One of the Dairy Department's dairy farmers, for example, Joe Wallace (deceased 10/9/1974 at 72) lived in it (Prof. Miles McKee, personal communication 2/25/2005) in the mid-1950s.

The upstairs dormer extends above the roofline and out from the house, is sided with shingles and has six one-over-one wood windows on the front façade, and three one-over-one wood windows on the eastern face of the upstairs dormer. This element has to date after the university acquired the land because the window pulley elements of the dormer windows are identical to those used in the 1940s and 1950s so the dormer dates to that period or a little later. Stormy Kennedy (p.c.) thinks the dormer dates to the period of the porch because there was a great shortage of student housing at that time, and reportedly this dormer was used to house students.

Today the lower south side room is unfinished (as Abby Marlatt states) revealing the original 1856 first floor south wall, window and door openings as well as the stone of the new construction making the present south, east and west walls. The floor is a series of concrete slabs while the "double sashed" windows lack pulleys which could be expected in a glassed-in porch. Presently, this room is used by the Grounds staff for a woodworking shop and the windows are covered with paneling on the inside.

An examination of KSU yearbooks between 1918 and 1940 show no mention of the land or the house or any changes to it. The Kansas Industrialist from the years 1918 to 1921 make no mention of the college getting the Bluemont Farm nor making any changes to the house. An examination of the Kansas State Collegian from 9-11-1917 to 7-21-1922; from 9-14-1925 to 1-13-1928 reveal no mention of the land or its farm buildings.

Marlatt's Stone Barn

In September, 1883 a contract to remove the "Old Blue Mont Building" of K.S.A.C. was let to Cyrus G. Howard and part of the stone was used to construct two sides of a wall enclosing the "Hills" eastern twenty acres, i.e. the land across the road from Blue Mont Hall which had been deeded by the Rev. William A. McCollom. The Regents minutes disclose the structure was sold for \$221 dollars.¹³

Some of the material was used in a barn Howard was building,

"Mr. Marlatt, who intends to erect on his farm, next spring, a two story stone barn, 44 x 60 feet - just the size of the old College building, ... - has purchased the roof timbers and some other parts of that (for this country) venerable pile. It is a self-supporting roof, and the timbers that can be used again without refitting, were found to be in an excellent state of preservation. Mr. Marlatt will also make use of a considerable quantity of the stone. It seems to us a shame to destroyed so good a building, but we are glad to see the material put to such a good use, and with so little loss." 14

However, in the following August it was reported:

¹³ Kansas Industrialist, 9/1/1883;

Regents Minutes, p. 415

¹⁴ Manhattan Mercury, 11/19/1883; Manhattan Mercury, 12/28/1883

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

"Mr. Marlatt talks of building a stone barn, 40x80 feet, on Bluemont farm." Marlatt did build the barn using K.S.A.C.'s stone, roof and floor timbers. However, it ended up being only 44x46 feet. It was later reported Marlatt used the stones with the "deeply cut letters", "Bluemont College", in the barn's west door arch. In about 1926-27 these stones were removed from the barn and placed in an interior wall of K.S.C.'s Farrell Library. Later they were removed during the 1990s enlargement of the structure. Today the stones are incorporated in an interior arch above a fireplace in the brand new K-State Alumni Center. 15

Attached to the north side of the barn is a wooden lean-to opened at the east and west ends and having a corrugated metal roof. All the wood of this structure is heavily weathered though evidence of white paint is visible on the west side. This suggests the element is historic, as does the fact that square nails were used in its construction, and in the barn flooring. The roof surface is completely rusted so the metal is not galvanized steel, but iron. Roofing of corrugated iron in 12x96 inch sheets is listed in "Sears and Roebuck's catalogue" of 1897. Given the square nails, this lean-to was erected in 1884 when the stone barn went up. These data point to Marlatt having constructed it to store farm equipment like reapers, balers, harrows, plows, etc. Like the barn its floor is of dirt. 16

Abby Marlatt (p.c.) states the west barn entrance was approached by a sloped ramp of earth whose north and south sides were partly lined with stone slabs. Some can be seen today along with railroad ties.

In late 2004 the university constructed a new lean-to to store tractors and large mowers. It was attached to the east side of the barn. Plywood sheets enclose its north and south walls while the east is open. The floor is newly installed gravel.

Present are two old stone sheds. The first just to the east of the northeast corner of the house appears to be the oldest. It has a N-S axis, and is 11' x 17'6" and 11'6" feet high at its peak. There is a small rectangular inoperable window in the north wall. Its roof is covered on the east side with rusted corrugated iron sheet like the barn lean-to, and on the west side with old, tired green shingles which are pre-World War II, but 20th century.

This situation appears to be the product of the shed's enlargement. Both the outside stone pattern on the east and west walls, as well as their interior arrangements suggest the structure was originally square with the inside walls plastered. The original dimensions are reminiscent of a 19th century well house or springhouse. The southern "third" of each interior wall is completely unfinished and very rough. It looks as if a "college farmer" used the corrugated iron on the west side of the roof to cover the enlarged east side and then shingled the west roof side. The green shingles are pre-WW II. The shed's doors show a wood board attachment to their tops to enlarge them. It is tempting to speculate that the shed was enlarged to hold an automobile.

This speculation is also based upon an August 7, 1962 ASCS aerial photo which shows the homestead having a gravel drive toward the shed just east of the house with the larger shed and barn to the east. In 1962, trees surrounded the site and to the north is a baseball diamond. All the remaining former Marlatt land is used for agricultural experimental plots or pasture at that time.

The second, larger stone shed is situated between the small one and the barn. It has an E-W axis and is 20x20 and 13 feet high. Stylistic elements to the peak of the roof are identical to those of the 1884 barn so it is thought the large shed dates to that time. The shed's east and west wooden wall-peaks have a window vent in them, which would have allowed for W-E ventilation. Thus, it is tempting to suggest it was a chicken coop, as we know the Marlatt's had one since it was robbed twice in 1910.¹⁷

¹⁷ Manhattan Republic, 10/20/1910.

¹⁵ Nationalist, 8/22/1884.

¹⁶ Israel, Fred L., ed., Sears, Roebuck & Co. Catalogue, New York, 1897

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

Summary Paragraph

Architecturally, the Marlatt Homestead is a long record of the history of Manhattan and Kansas State University. Unfortunately, some of that record is obscured at present by the more recent post-1950 changes that have been made to the house and barn by Kansas State University. The core of the house is the oldest structure in Riley County and the stonework on the house and barn are examples of craftsmanship of that period that cannot be reproduced today. In order for the Marlatt Homestead to be revealed as a territorial structure and therefore be interpreted in the context of its original owners, some restoration of the homestead will have to been undertaken. For this reason, the structure is being nominated for the State of Kansas Register at the present time. Should the building be restored according to the Secretary of the Interior's Standards in the future, it would be appropriate to nominate the Marlatt Homestead to the National Register of Historic Places at that time.

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Section number 8 Page 7

Washington Marlatt Farmstead Manhattan, Riley County, Kansas

Statement of Significance

The Washington and Julia Marlatt Homestead is significant under Criterion A and B. Washington Marlatt was one of the founders of Bluemont Central College and he and his wife Julia were the first teachers upon the school's opening on January 9, 1860.¹⁸

Marlatt was a founding trustee of Bluemont Central College and was a trustee of the college when it was transferred to the state of Kansas under the provisions of the 1862 Morrill Land Grant College Act. Kansas State University can be considered the FIRST Land Grant School in the United States, as the state of Kansas was the first to meet all the legal requirements of the Morrill act on February 3, 1863, under Governor Thomas Carney.

Marlatt was more than just a trustee in the founding of Bluemont Central College, the precursor of Kansas State University. As an original settler in the Manhattan area, it was his desire to found a college that would provide both a liberal and an agricultural education to the new settlers to Kansas and therefore save the new territory from the curse of slavery. His leadership in the formation of the college was essential in the construction of the original college building as he served as the board's overseer and secretary during the entire process of the founding of the college including actually working on the building itself.

Significant too is the fact that Washington Marlatt was also the president of the Manhattan Town Association, which was involved in the founding of the city. Within that community Marlatt was a founder of the Masonic lodge, and a member of the I.O.O.F., and Patrons of Husbandry. He was the guiding light of the Bluemont Farmers Club, which was organized on January 31, 1873 and was linked with a number of farmers institutes sponsored by the college. These activities on the behalf of farmers pre-date the creation of the Demonstration Farms and Experiment Stations established later by Seaman Knapp and USDA. 19

Washington Marlatt and his wife Julia Bailey Marlatt were the first faculty of Bluemont Central College, which became Kansas State Agricultural College (KSAC) in 1863. While Julia Marlatt stopped teaching at the end of the B.C.C. 1861-1862 academic year Washington Marlatt with Rev. Joseph Denison, Isaac Goodnow, Robert Harford and J.G. Schneby were K.S.A.C.'s early faculty. Marlatt taught Greek and Latin, Denison Mental and Moral Sciences, Goodnow Natural Science, Harford Mathematics and Schneby Math and Natural Science. Marlatt was not only a professor, but as mentioned an important experimental farmer who wrote extensively on his agricultural experiments and observations, and also the history of the community. He was called the "Sage of Bluemont" by "W.H.B." who wrote the "Ancient Days" articles. W.H.B. was William Bower an early settler like Marlatt.²⁰

This property is significant for several reasons:

(1). Washington Marlatt was a talented experimental farmer, and he ultimately became successful and

¹⁸ Willard, Julius T., The History of Kansas State College of Agriculture and Applied Science, 1940, Kansas State College, Manhattan.

¹⁹ Manhattan Express, 6/16/1860;

Willard, 1940.

²⁰Willard, 1940:

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

wealthy. For example, in the 1870 Federal census the Marlatts have William 8, Charles 6, Mary 4, Frederick 2 and Abby 1. Additionally, he owns real estate valued at \$11,200 and personal property worth \$785. This was a great deal of money at the time. All of his children were successful; Charles became an entomologist of international repute and was given an honorary Doctor of Science degree from his alma mater in 1921. Also, his daughter Abby was a nationally recognized Home Economics professor.²¹

Kansas State University Origins

(2). In 1857 members of the conference of the Methodist Episcopal Church, meeting in Nebraska City, approved a proposal to create a college in Manhattan, Kansas. As the State of Kansas was in the process of being created, the Kansas Territorial Legislature, and its acting Governor James W. Denver, granted a charter for the creation of Blue Mont Central College Association and its trustees on February 9, 1858.

At that time the original Board of Trustees consisted of Joseph Denison, Samuel D. Houston, Charles E. Blood, William A. McCollom, Isaac T. Goodnow, Washington Marlatt, George S. Park, Samuel C. Pomeroy, and T. H. Webb.

The first Board of Trustees consisted of the nine men listed above, but by April 1858 it consisted of fifteen men. Terms were to be for three years, but were staggered in the beginning. In Marlatt's handwritten history of the college L.B. Dennis, R. Duval, A.J. Davis, G.S. Park and C.H. Lovejoy were elected to one-year Trustee terms, W.A. McCollom, I.T. Goodnow, S.C. Pomeroy, John Kimball and N. Trafton for a two-year term, and C.E. Blood, J. Denison, S.D. Houston, T.H. Webb and W. Marlatt were elected for three years terms. These terms were to start April 1858 (B.C.C. p. 7). Houston was selected President of the Board, Denison Vice-President, Blood Treasurer, and Marlatt Secretary (B.C.C. p. 11).

Washington Marlatt was born in Wayne County, Indiana on June 28, 1829. He took both a B.A. in 1853 and M.A. in 1856 from Asbury University (now DePauw), and afterwards taught in Greensburg, Indiana. In 1856 he came to Kansas where he was no only an early promoter of Bluemont Central College, but was its principal and teacher in 1860. He also promoted Bluemont to become the State University in 1861 and in 1863 the Land-Grant University.

When it became K.S.A.C. Joseph Denison was its president, but later he was replaced by John A. Anderson who changed the focus of the school by which time Marlatt had left the faculty. Julia Marlatt stopped teaching at the end of the 1861-1862 academic year. That year she taught French and drawing while Marlatt was Professor of Greek and Latin.

(3). Marlatt's stone barn is constructed of the original materials used in building Bluemont Central College, and is 44x46 feet. The barn's roof trusses are from the original college roof and were numbered, which can still be seen, and reassembled by Marlatt in the barn. Jasher Brous did the original carpentry. The stone window and door lintels and sills are from the original building as is the joist and wood flooring of the second floor. The south entry to the barn's lower floor is lined with the original wood panels of the paneling of the front entrance to Bluemont Central College.

²¹ Kansas Industrialist, 5/18/1921

Register of Historic Kansas Places **Continuation Sheet**

Section number 8 Page 9 Washington Marlatt Farmstead Manhattan, Riley County, Kansas

Planning the Bluemont College Building

The following is a record of aspects of the construction of the main building associated with what was called Blue Mont Central College, later often called Bluemont. This data comes mainly from the diary of Isaac T. Goodnow, but also from two 'contracts' signed by Goodnow defining the construction work of Jasher H. Brous, carpentry, and Clark W. Lewis, stonework.

These contracts reveal information concerning material and the nature of the building interior. A third source from the Federal Censuses of 1860 and 1870, and territorial census of 1855 gives us some background on construction personnel.

Jasher Brous is not listed in the combined Riley, Geary and Pottawatomie County census of 1856 or in the 1860 Pottawatomie County census. He is listed in Blue Township Pottawatomie County in 1870 where he is a farmer with a wife, Josephine, a son Harry in college, and five additional children living at home. Although his name is spelt Brouse in the 1865 Riley County census and he is a carpenter, the names of his wife and initials of his children match Brous 1870.

Brous himself was a native of Pennsylvania, Josephine of Ohio, Harry A. of Pennsylvania, and Alfred H. of Vermont. His younger children William, Frank, Florence and Louis were Kansas born. Given William's age, 8, in 1865 the Brous family was in Kansas by 1858.

According to the 1860 Riley County census Clark Lewis was a 33-year-old stonemason from Rhode Island living in the household of R.J. Harper. Lewis is also recorded in the 1856 join Riley, Geary and Pottawatomie County census as a Free-soiler, and in the 1857 is on the list of legal voters in Pottawatomie County.

In the 1860 Riley census Lewis is in the Harper household. With him are four other stonemasons: C. Allen, 22 and N. Allen 20 both from Massachusetts, and J.M. McCoy 35 and Pat McCoy 33 both from Ireland. Five laborers are present: James Johnson, 26 from Denmark, James Sprague, 27 from Michigan, I. Dums, 22 from Illinois, I.N. Sarber, 21 from Pennsylvania, and I. Smith, 25 from Vermont. One is tempted to speculate as to whether all these men are working for Lewis. Lewis is not in the 1865 and 1870 census of Pottawatomie County so he had left the area.

After Kansas had been created a State the legislature voted in the last week of May 1861 to accept the offer of the Bluemont Central College Association trustees for the college to be transferred to the state and for it to become the State University. Although the legislature accepted the offer, the governor, Charles Robinson who was from Lawrence and wished his town to become either the capital of Kansas or have the State University, vetoed the bill. In the spring of 1862 the legislature voted Topeka the capital and Lawrence was given the State University.²²

Shortly after Abraham Lincoln in Washington, D.C. signed the Morrill Act into law on July 2, 1862, the Kansas legislature was offered Bluemont Central College by the trustees. The offer was accepted on February 3, 1863, and it came complete with faculty, land, a building, library and laboratory equipment - \$25,000 worth of property. This the governor did not veto, and Bluemont Central College became Kansas State Agricultural

²² Western Kansas Express, 6/1/1861; Willard, 1940; Western Kansas Express, 6/1/1861

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College on that date. The deed, though, was officially transferred at the Independence Day celebrations in Manhattan. On the occasion it is reported a good time was had by all.²³

(4). As mentioned Kansas State University claims to be America's first land-grant university, but several universities besides it claim the title (Sherman 1974). Indeed in 1955 the U.S. post office issued a stamp honoring Michigan State and Penn State as the first land grant colleges: 1855 to 1955, respectively. This of course is obviously incorrect because the Morrill Act was not passed into law until 1862 so the hundredth anniversary would be 1862-1962.

Michigan State University argued because the state had authorized an agricultural college in 1855 with the first students entering in May 14, 1857, that it was first. Penn State University said it was derived from the Farmer's high school of Pennsylvania proposed in 1855 and chartered on February 16, 1859 so its first. Connecticut argued that the creation in 1862 of the Sheffield Scientific School of Yale College made it and Yale first. Iowa State University noted its legislature had planned an agricultural college in 1858 and accepted the Morrill Act on September 11, 1862 so its first, and Maryland said because it created the Maryland Agricultural College on October 6, 1859, the "first" prize belonged to it.

In terms of the acceptance by a state legislature of the Morrill Act, the State of Iowa was first: September 11, 1862.

However, it was argued by Sherman (1974) that Kansas State University is America's first land-grant university because it was the first such institution to complete all the legal requirements of the Morrill Act which authorized the Land-Grant Educational System. Thus, if being the first to meet all the legal requirements of the Morrill Act is the criterion for being the first land-grant university than Kansas State University is FIRST.

Probably the most "political correct" view of this situation is to see Iowa State and Kansas State as the first land-grant schools! Iowa State is considered because it accepted the law first and Kansas State because it fulfilled the law first.

Washington Marlatt and his wife Julia Bailey Marlatt are the first faculty of Bluemont Central College, which was the direct antecedent of K.S.A.C. Marlatt himself was part of K.S.A.C.'s faculty and a trustee, was a strong advocate of B.C.C., of making B.C.C. the State University, and of making it K.S.A.C. He was also actively involved in the college's Farmers Institutes in the latter half of the 19th century.

Thus, he was directly involved in the early land-grant movement, and as we all know, or should know, the Land-Grant system of education not only transformed America, but is also significant in different parts of the world as the system was introduced to the developing nations of Asia and Africa following World War II particularly via the U.S. State Department's International Development Programs.

Chronology of Ownership and Function:

The Marlatt house's original use was as a family residence. First it was a rental, in 1856 to the Browning family and in 1859 to the Bloss family. Although Marlatt owned it in 1858, from 1860 it housed Marlatt and then his family. Washington Marlatt died in 1909 and Julia Marlatt in 1911. Apparently late in his life Marlatt thought about moving into town because it was reported:

²³ Willard, 1940.

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"Washington Marlatt, one of the oldest residents of the Hill, expects to move to Manhattan soon where he has bought a home."²⁴

He did not make the move for before the end of April it was reported:

"Miss Mary Marlatt has moved to her home in Manhattan. Her father and mother, W. Marlatt and his wife, will remain on the farm for the present." 25

Mary was married to Fred Kimball on September 24, 1910 within this house, located at 529 Humboldt, now the location of a bank. Thus, after April 1905 Washington and Julia Marlatt and their son Frederick lived on the Bluemont Farm. ²⁶

At Washington's death on September 28, 1909, dying on the farm, Julia remained on the farm, living with her son Frederick. We also know that she visited her son Charles in Washington D.C. to see her new granddaughter in April 1910 and came home with Charles in May. We further know that in December 1910 she returned to Washington, D.C. staying over the winter with Charles and his family and returning in April 1911 (RCD 4/21/1911:1). She became ill in May and stayed with her daughter Mary and husband Fred Kimball in town, but was back on the farm when her daughter Abby visited her in the summer.²⁷

She died in late September 1911. At her death the reporter for the "College Hill" segment of the local paper said:

"She clung to the loved home of her early married life and regretted that her failing health compelled her to leave it for the home of her daughter where she was tenderly cared for till her death." ²⁸

From 1911 to 1913 Frederick Marlatt, Washington's youngest son, lived alone within it (Abby Marlatt personal communication 9/29/2005), but in 1913 he married and it was reported:

"Fred Marlatt and his wife are now in the old Marlatt home, which is being remodeled and redecorated."²⁹

This remodel cost about \$2000 and the architect on the project was Henry B. Winter. Winter was Manhattan's major pre-World War II architect. Later with their baby, Abby born in 1916, they inhabited the building until the K.S.A.C. purchase in 1918 when they moved to Manhattan.³⁰

After it became university property the home was used to house farm staff families associated with the

²⁴ Manhattan Nationalist, 4/7/1905

²⁵ Manhattan Nationalist, 4/24/1905

²⁶ Manhattan Nationalist, 9/29/1910

²⁷ Manhattan Nationalist, 4/7/1910;

Manhattan Nationalist, 5/5/1910;

Manhattan Nationalist, 12/1/1910;

Manhattan Nationalist, 5/11/1911;

Manhattan Nationalist, 6/29/1911

²⁸ Manhattan Nationalist, 9/28/1911

²⁹ Manhattan Nationalist, 10/9/1913

³⁰ Construction News of Kansas, 7/18/1913

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College of Agriculture attending the college's dairy, sheep and cattle herds, and after them students majoring in an agricultural program, and tending the animals. Thus, the Marlatt house from its construction in 1856 to the 1960s was used as dwelling.

The Marlatt barn was used originally to store some farm equipment and animal feed on the upper floor and housed animals on the lower one. When college farm staff lived in the house the barn's function was identical to that of Marlatt's.

That it was still a functional family farm in the first decade of the 20th century is documented by family tradition, and little gossipy notes in the newspaper. For example:

"W. Marlatt had a fine cow struck by lighting Tuesday night." and "Wm. Marlatt's have begun harvesting their big peach crop." Or

"The Marlatt chicken roost was robbed for a second time so few chickens are left for the family."32.

While the location of the chicken coop is obscure - given the venting arrangement in the large shed between the house and barn it was probably there - the cow was certainly in the barn. Also the barn would have held the horse or horses used to pull the Marlatt buggy for Fred Marlatt was hurt when an auto struck his buggy in Aggieville, and again when an "engine" scared his horse causing it to kick through the buggy "dashboard" in town (DM 8/16/1911:1). The first resulted in a concussion and broken rib, the second a deep cut in Fred's thigh.³³

It is tempting to suggest, given her reported love of the place that little changed until after Julia Marlatt's death in 1911. Thus, the evidence points to the Marlatt home and barn operating with a late 19th century technology in terms of transportation, and very likely lighting because Abby Marlatt (p.c.) said when her parents moved to Manhattan in 1918 they brought with them lots of kerosene lamps from the old place. However, we know that the home had a telephone by 1914 because F.A. Marlatt is listed in the "Rural" section of the 1914 Wareham Telephone Company Directory. A telephone line to College Hill is documented as early as 1909 because when a cable was accidentally cut in Manhattan, College Hill was without phone service. ³⁴

Marlatt's 160 acre farm was purchased by the college in mid-1918, actually the Marlatts did not wish to sell the land, but were forced out by "right of imminent domain" (Abby Marlatt p.c.). When the college got the land the east part was used by the Dairy Department while the remainder to the west was used for pasture by Animal Husbandry.³⁵

Presently the home is used as office space for the university's Grounds personnel, and the lower south room is a woodworking shop. The barn houses the lawnmowers, tractors and other grounds equipment on both levels, but a certain amount of "stuff" is stored on the lower level. Briefly before Grounds moved in it was used to store football gear from the athletic department.

While the buildings are not historically significant because any nationally famous person is connected to

Manhattan Nationalist, 7/8/1904; Manhattan Nationalist, 7/25/1904

³² Manhattan Republic, 10/20/1910

³³ Manhattan Republic, 6/22/1909

³⁴ Manhattan Nationalist, 3/17/1909

³⁵ Willard, 1940.

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them, excluding Marlatt's son Charles who became a world famous entomologist, it is the home of first faculty of a "first" land-grant university in the nation. Its barn is the first one erected on the land and was constructed from materials belonging to the "first" land-grant university building.³⁶

THIS IS PARTICULARLY SIGNIFICANT BECAUSE IN ANNO DOMINI 2012 AMERICA WILL CELEBRATE THE 150th ANNIVERSARY OF THE SIGNING OF THE MORRILL ACT.

³⁶ This statement is accurate because although Iowa authorized a college, Kansas had a college faculty and building with a library and scientific apparatus at the moment of the State's acceptance of the BCC Association offer.

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas

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Verbal Boundary

The Marlatt Farmstead is situated in the southwest corner of the NE 1/4 of Sec. 12, T.10S, R.7E.

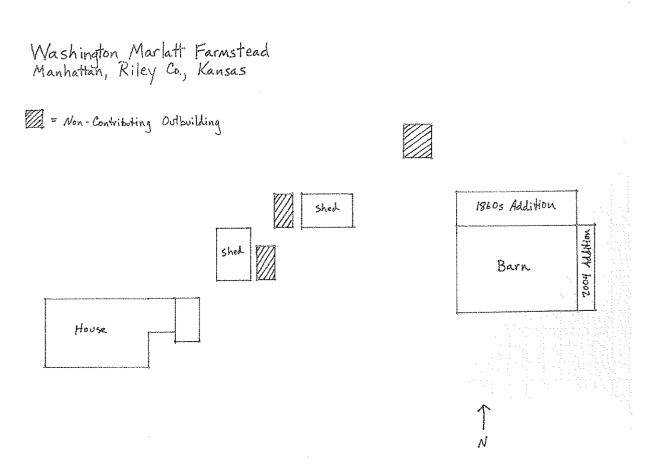
Boundary Justification

The nomination includes part of the original farmstead, specifically the portion that contains the house, barn, two sheds, and the accompanying two acres of land.

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Washington Marlatt Farmstead Manhattan, Riley County, Kansas



Not to Scale

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Section number Photographs Page 17

Washington Marlatt Farmstead Manhattan, Riley Co, Kansas

Photographic Information

The following information is consistent for all photographs

- 1. Washington Marlatt Farmstead
- 2. Manhattan, Riley County, Kansas
- 3. Photographer: Kristen Lonard
- 4. Date: July 21, 2006

Photo #18:

5. Digital photographs on file at the Kansas State Historical Society

	<i>y</i>
Photo #1:	South (front) elevation, Marlatt House, view from the south
Photo #2:	West elevation, Marlatt House, view from the west
Photo #3:	North (rear) elevation, Marlatt House, view from the north
Photo #4:	East elevation, Marlatt House, view from the east
Photo #5:	Interior, Marlatt House, stairwell to the second floor, view from the north
Photo #6:	Interior, Marlatt House, second floor rooms, view from the north
Photo #7:	Interior, Marlatt House, first floor rooms and chimney, view from the east
Photo #8:	Interior, Marlatt House, first floor rooms, view from the north
Photo #9:	Interior, Marlatt House, basement, view from the east
Photo #10:	South elevation, Marlatt Barn, view from the south
Photo #11:	West elevation, Marlatt Barn, view from the west
Photo #12:	East elevation, Marlatt Barn, view from the northeast
Photo #13:	Interior, Marlatt Barn, view from the southeast
Photo #14:	Interior, Marlatt Barn, view from the southwest
Photo #15:	East elevation, Marlatt Shed, view from the northeast
Photo #16:	South elevation, Marlatt Shed, view from the south
Photo #17:	South elevation, Marlatt Shed, view from the south

West elevation, Marlatt Shed, view from the west

